

City of Hays  
City Commission  
Work Session Notes  
May 17, 2012

Present: Troy Hickman, Kent Steward, Henry Schwaller IV, Ron Mellick, Barbara Wasinger

**King's Gate 2<sup>nd</sup> Addition – Final Plat**

At the June 14, 2012 Commission meeting, the Commissioners will be requested to approve the Final Plat for King's Gate 2<sup>nd</sup> Addition.

**16-34 Runway Project – Award of Bid & Grant Application**

Bids were received for the reconstruction of the main runway at the Hays Regional Airport along with improvements to the runway lighting system. The low bid, in the amount of \$6,849,601.17, was submitted by Smoky Hill Construction of Salina, KS. Pending City Commission approval, staff will submit the FAA grant application which will cover 90% of the eligible costs of the project. One bid item is not eligible for cost share. Two-hundred feet of the north end of the runway is an overrun and not included in the operational surface of the runway. FAA would not participate in the sealing of that section; the cost of \$17,109 will be paid entirely by the City.

The Commissioners will be requested to formally approve the bid, contingent upon FAA grant funding, and authorize the City Manager to submit the grant application at the May 24, 2012 Commission meeting.

**16-34 Runway Project – Engineering Inspection**

Burns and McDonnell, the City's airport engineer, has presented a scope of services and fee to accomplish the required construction oversight and project documentation. The cost for said services is \$550,637.00, of which 90% will be funded by the FAA; the City's share will be \$55,063.70.

The Commissioners will be requested to approve Authorization No. 2, submitted by Burns and McDonnell, for services related to the reconstruction of Runway 16-34 at the May 24, 2012 Commission meeting, contingent upon FAA grant funding.

### **2012 Road Project Update**

John Braun, Assistant Public Works Director, updated the Commissioners on the street maintenance/repair projects that have been authorized for 2012.

### **Transfer of City Commission Financial Policy Project Monies to Pay Cash for Vine St. 2<sup>nd</sup> Phase**

Over the past two years the City Commission has implemented necessary strategies to minimize municipal costs to property taxes. In 2011, the Commission went to a pay-as-you-go system to keep the mill levy at 25 for 2012 and the foreseeable future. The final remaining project to bond is the second phase of Vine Street (13<sup>th</sup> to 22<sup>nd</sup> Street) reconstruction at \$1,400,000.

City Commission Financial Policy projects have increased due to enhanced sales tax revenues realized in 2011. Policy allows for the use of excess revenues to buy down the mill and fund capital projects. To keep the mill at 25 mills for the next 6 years, approximately \$1,800,000 is required. Excess funds remain available to fully fund the second phase of Vine Street while keeping all three reserves fully funded.

City staff recommended utilizing these excess funds to pay cash for the second phase of the Vine Street reconstruction. This will reduce future year's necessary buy down and keep the mill at 25.

At the May 24, 2012 Commission meeting, the Commissioners will be requested to approve the transfer of funds from the City Commission Financial Policy Project Fund in order to pay cash for the second phase of the reconstruction of Vine Street.

**Other Items for Discussion**

Commissioner Mellick asked why proclamations are done before City Commission meetings rather than during the meeting.

Commissioner Wasinger stated it was changed to before the meeting so that people would not have to sit through a meeting; also pictures can be taken more easily before the meeting.

City Attorney John Bird stated that very often people don't care about having the proclamation done during a public meeting.

Commissioner Schwaller requested that the Singers roof issue be lifted from the table and placed on the May 24, 2012 Commission meeting agenda. The contractors have heard back from the Kansas Preservation Office and will be present at the meeting to address the Commission's concerns and move the issue forward.

The work session adjourned at 7:00 p.m.

Submitted by: \_\_\_\_\_

Doris Wing – City Clerk